

**bartons**   
FOR YOUR NEXT MOVE...

Oxted Road, Wincobank



Guide Price: £110,000 to £120,000. New to the market is this well presented TWO DOUBLE BEDROOM end terrace home. The property offers generously proportioned accommodation having the benefit of a log burning stove to the lounge, gas central heating and double glazing. The property is well placed for many amenities including local schools and shops as well as being within close proximity of Meadowhall, the M1, rail and Supertram networks.

Property in brief comprises; Lounge with a Log Burning Stove \* Dining Kitchen \* Two External Outbuildings \* First Floor Landing \* Two Double Bedrooms and an Occasional Attic Room/ Office \* Bathroom \* Extensive Gardens set over several tiers.

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## ACCOMMODATION

- Well Presented End Terraced Home
- Lounge with Log Burning Stove
- Two Double Bedrooms & Attic Occasional Room
- Ample On Street Parking
- Large Gardens set over Several Tiers
- Ideal for Access to Sheffield, Rotherham, Meadowhall and M1
- No Onward Chain
- FREEHOLD / Council Tax Band A



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with NetScopia (2017)



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Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76   C
55-68	D		
39-54	E	46   E	
21-38	F		
1-20	G		